



Connells

Railways End Oakfield Street
BLANDFORD FORUM



Property Description

History

:

Blandford Forum is a historic Georgian market town in Dorset, renowned for its elegant architecture and rich heritage. Much of the town was rebuilt following a devastating fire in 1731, resulting in the attractive, uniform buildings and wide streets seen today. Situated on the banks of the River Stour, Blandford developed as an important coaching and trading centre long before the arrival of the railway.

The town entered a new phase of growth in 1863 with the opening of its railway station, enhancing connections to the wider region. Shortly afterwards, the Railway Hotel was established on Oakfield Street in 1864, ideally positioned to serve travellers arriving in the town. For many decades, it flourished as a welcoming stop for passengers and a social hub for the local community.

Following the closure of the railway line in the 1960s, the hotel continued to operate successfully as a traditional public house for many years. The building remained an established part of the town's character until its closure in 2015.

In recent years, the property has been thoughtfully redeveloped into a select collection of apartments, blending its historic origins with modern living. Flat 10 occupies a desirable top-floor position within this development, offering a unique opportunity to reside within a building that forms part of Blandford's railway heritage. Reception, Two Bedrooms, En-Suite and Bathroom. Modern Kitchen/Dining Room.

Entrance

Communal Entrance Door with electric phone system to contact each apartment. Leading into entrance hall with stairs to all floors.

Entrance Hall

Main front door leading into a good sized entrance hall with doors to all main rooms.

Reception Room

Reception Area part of the overall entertaining space which whilst open plan has three distinct areas, the reception area has windows to rear aspect and offers a comfortable and spacious sitting area. Other areas include :

Kitchen Area

Kitchen Area which is open plan and is fitted with a range of modern custom built dark grey units to give a stylish range of base and eye level cupboards and drawers with contrasting laminated work tops inset stainless steel single drainer sink with mixer taps. Space of Dishwasher and washing machine. Inset gas hob with Electric Oven below and stainless steel cooker hood over with double fridge freezer. Subway tiled splash backs. Radiator.

Dining/Breakfast Area

Window to rear. Open plan area used as dining area and breakfast table.

Main Bedroom

Window to rear. Radiator. door to En-suite

En-Suite

Modern suite in white with concealed close coupled WC and adjacent Wall mounted vanity wash hand basin. Enclosed shower with thermostatic shower controls, sliding glass doors and fully tiled with Subway tiling. Wall mounted towel radiator.

Second Bedroom

Window to Rear. Radiator. currently used as work from home office with a set of wardrobes to one side.

Main Bathroom/Wc

Modern White suite mirroring the style and looks of the en-suite. Concealed close coupled WC, adjacent vanity unit with white sink and mixer tap. Walk in double shower, tiled in white subway tiles.

Loft Access

Boarded giving additional storage space.

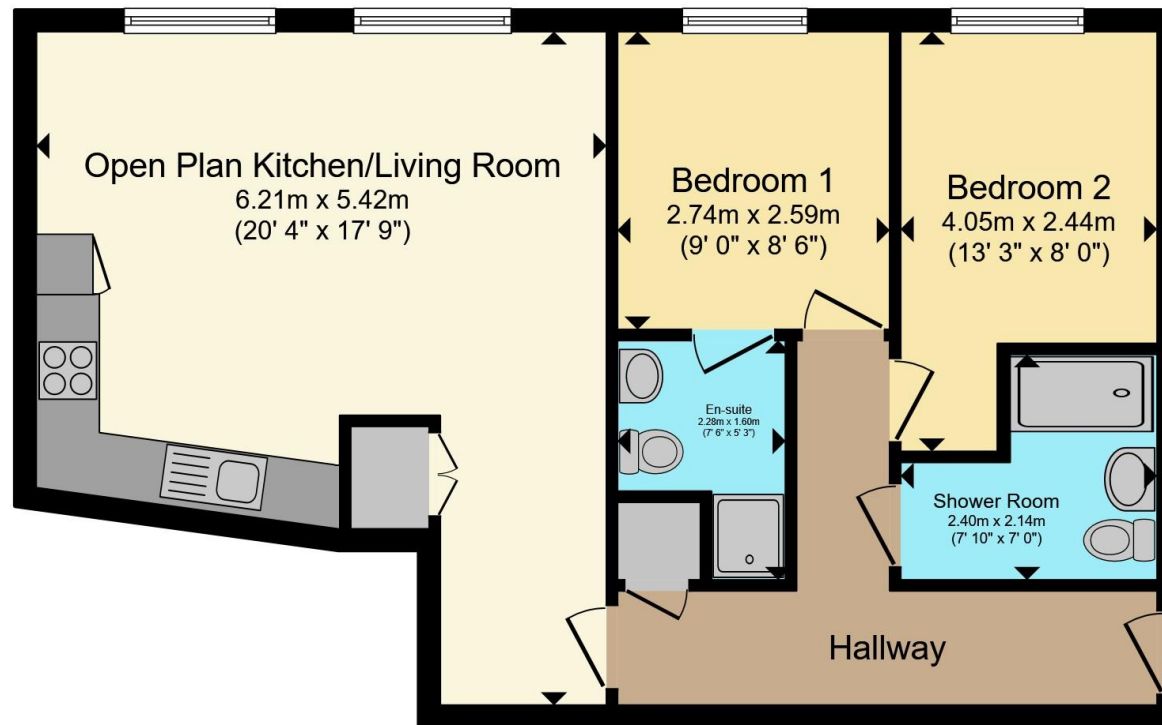
Outside And Parking

The property is located a stones throw to river Stour walks and other nearby parks and open spaces. the main town is only 5 minutes walk and there is ample on street parking.









Total floor area 61.3 m² (660 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Connells on

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20 Salisbury Street
 BLANDFORD FORUM DT11 7AR

EPC Rating: B Council Tax
 Band: B

Service Charge:
 1000.00

Ground Rent:
 250.00

Tenure: Leasehold

view this property online connells.co.uk/Property/BLF306545

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2017. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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Property Ref: BLF306545 - 0010